Amendment of Delhi rent control Act

1190. SHRI VIREN J. SHAH:
SHRI PRAMOD MAHAJAN:

Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether Government's attention has been drawn to a report published in the Poineer of November, 16, 1993 under the heading 'Need to plug holes in Rent Control Law';

(b) if so, whether it is a fact that about two lakhs flats are lying vacant in the city of Bombay and eight lakh flats are lying vacant in Maharashtra State alone as the landlords are not giving their premises on rental basis due to the flaws in the Rent Control Law resulting in strained relations between the tenants and landlords;

(c) if so, what steps have so far been taken by the Government to incorporate the model Rent Control legislation placed before Parliament in their Rent Control Law and what are the names of the States which have so far incorporated the changes in their Rent Control Law; and

(d) by when Government propose to bring forward a suitable legislation amending the Delhi Rent Control Act on the basis of the model Rent Control legislation and what are the details of the changes proposes to be made?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) Yes, Sir.

(b) and (c) Rent and tenancy matters being State subjects, the State Governments are to form their own legislations and implement the same. As such, Government of India is not concerned with the specific problems in individual cities and States.

The Government of India, however, has drafted a Model Rent Control Legislation for the State Governments to adopt with suitable modifications to suit local conditions. This Model Rent Control Legislation has been communicated to varous State Governments, including that of Maharashtra.

(d) An amendment to the existing Rent Control Act on the lines of the Model Legislation has been formulated. The introduction of this amendment depends on the enactment of the Constitution Amendment Bill providing for establishing Rent Tribunals in various States.

Regularisation of outstadning Government dues of Bungalows and flats

1191. SHRI VIREN J. SHAH:
SHRI PRAMOD MAHAJAN:

Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) what are the details of bungalows and flats and what are the names of their occupants, under MPs Pool and General Pool, whose outstanding Government dues have been regularised during the year 1993 and therefor in each case;

(b) whether there are any cases in which outstanding Government dues have been written off or kept in abeyance; and

(c) if so, what are the reasons therefor in each case and when these arrears are likely to be recovered; and

(d) what are the details of the rules governing the regularisation or the writting off of the arrears of Government dues referred to above?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) As per Statement attached. (*See* below).

(b) No, Sir.

(c) Action as per rules is taken to recover the arrears of Government dues.

(d) Regularisation of Government dues are made on merits of each case subject to the approval of Cabinet Committee on Accommodation in relaxation of rules.

Statement

Details of bungalows and flats in General Pool which were in occupation of former Minister/MPs and whose outstanding Govt. dues have been regularised during the year 1993 and the reasons therefor.

1.	Late Sh. Kamlapati Tripathi, Ex-MP	9 Janpath	Regularisation was made as per decision of CCA. and double the normal licence fee charegd instead of damages.
2.	Late Sh. Mohd. Amin Ansari, EX-MP	12, G.R. G. Road	Normal licence fee charged in instead of damages as per decision of CCA.
3.	Late Sh. G.S. Dhillon Ex-MP . .	3, Thyagaraja Marg	Normal licence fee chrged instead of damages as per decision of CCA.
4.	Late Bhai Shaminder Singh , Ex-MP	B-2, B.K. S. Marg.	Special licence fee charged stead of damages as per decision of CCA.
5.	Late Sh. C.P.N. Singh, Ex-MP .	2, Akbar Road.	Normal licence fee charged instead of damages as per decision of CCA.
6.	Sh. B.S. Ramoowalia Ex-MP .	15, Ferozeshah Road	Licence fee under FR-45-B with DC charged instead of damages as per decision of CCA.
7.	Sh. N.K. Sharma, Ex-MP . .	3, Krishna Menon Marg	Special licence fee charged instead of damages as per decision of CCA.
8.	Smt. Ramdulari Sinha. . .	AB-96, Shahjahan Road.	Normal licence fee for one year from 14-3-88 and thereafter twice the licence fee instead of damages as per decision of CCA

Conversion of DDA Parks into schools and other purposes

1192. SHRI DIGVIJAY SINGH: Will the Minister of URBAN DEVELOPMENT be pleased to state:

(a) whether it is a fact that most of the parks constructed by DDA in the residential areas are proposed to be converted by DDA for the purpose of constructing schools and for other uses disregarding the environment and ecology of the area;

(b) if so, the number of parks with areas proposed to be converted by the DDA into school or other purposes stating the reasons for such a decision; and

(c) what steeps are being contemplated by Government not to destroy the environmental and ecological balance of the areas involve?

THE MINISTER OF STATE IN THE MINISTRY OF URBAN DEVELOPMENT AND MINISTER OF STATE IN THE MINISTRY OF WATER RESOURCES (SHRI P. K. THUNGON): (a) and (b) DDA have reported that no park constructed by DDA is proposed to be converted for constructing schools or otherwise.

(c) Parks and green areas are being developed and maintained as green by large scale plantation. During 1993-94, it is proposed to plant 8.25 lakh saplings. About 6.0 lakh saplings have already been planted by 31-10-93.

Legislation relating in Rent Control

1193. SHRIMATI VEENA VERMA:

SHRI MAHENDRA PRASAD:

Will the Minister of URBAN DEVELOPMENT be pleased to state:

(c) what steps are being contemplated bring up proper legislation to modify or codify the law relating to Rent Control in Delhi and other metropolises like Bombay in the light of the model legislation lately laid down by Government;

(b) if so, the by when and what are the reasons for delay: